27/63

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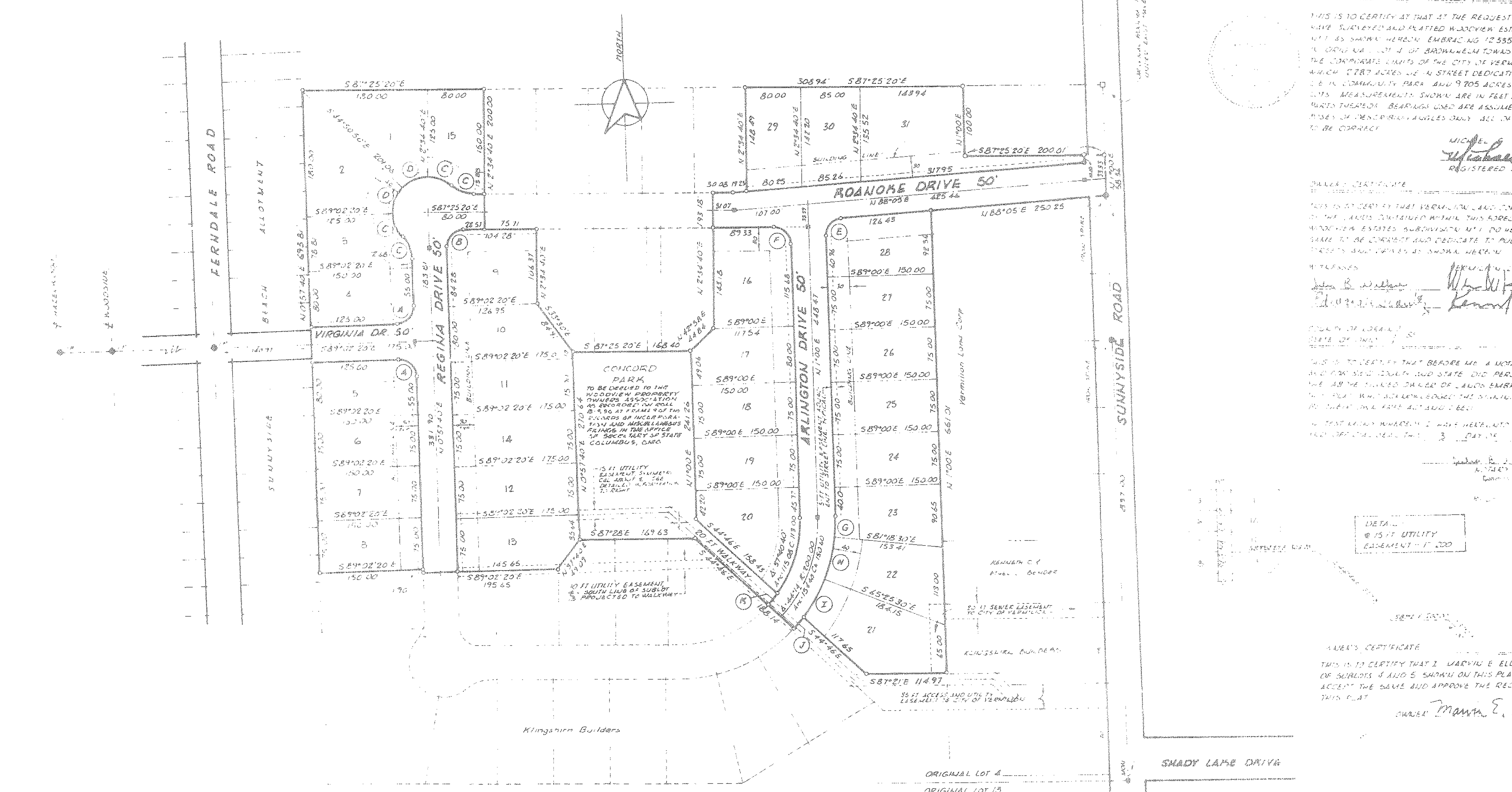

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY AT THAT AT THE REQUEST OF THE OWNER I HAVE SURVEYED AND PLATTED WOODVIEW ESTATES SUBDIVISION NO 1 AS SHOWN HEREON EMBRACING 12.555 ACRES OF LAND IN ORIGINAL LOT 4 OF BROWNHELM TOWNSHIP NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF VERMILION OHIO, OF WHICH 2.283 ACRES LIE IN STREET DEDICATION, 1.15 ACRES LIE IN COMMUNITY PARK AND 9.705 ACRES LIE IN BUILDING LOTS. MEASUREMENTS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS USED ARE ASSUMED AND FOR PURPOSES OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.

MICHAEL G HURA

Michael G Hura

REGISTERED SURVEYOR

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT VERMILION LAND CORPORATION OWNER OF THE LANDS CONTAINED WITHIN THIS FOREGOING PLAT OF WOODVIEW ESTATES SUBDIVISION NO 1 DO HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATE TO PUBLIC USE THE STREETS AND DRIVES AS SHOWN HEREON

WITNESSES — VERMILION LAND CORP

PRES

SEC

COUNTY OF LORAIN
STATE OF OHIO SS

THIS IS TO CERTIFY THAT BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR THE ABOVE NAMED OWNER OF LANDS EMBRACED WITHIN THIS PLAT WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR OWN FREE ACT AND DEED

IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 3 DAY OF May 1972

NOTARY PUBLIC

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT I MARVIN E ELLSWORTH OWNER OF SUBLOTS 4 AND 5 SHOWN ON THIS PLAT, DO HEREBY ACCEPT THE SAME AND APPROVE THE RECORDING OF THIS PLAT

OWNER *Marvin E. Ellsworth*

CITY ENGINEER

APPROVED FOR RECORDING PURPOSES ONLY ON THIS 6-28-72 DAY OF June 1972

CITY ENGINEER

PLANNING COMMISSION

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF VERMILION OHIO FOR RECORDING PURPOSES ONLY ON THIS 22 DAY OF June 1972

SECRETARY

CHAIRMAN

CITY COUNCIL

THIS IS TO CERTIFY THAT THIS PLAT OF WOODVIEW ESTATES SUBDIVISION NO 1 WAS APPROVED AND ACCEPTED FOR RECORDING PURPOSES ONLY ON THIS 2nd DAY OF OCTOBER 1972 BY ORDINANCE NO 72-82

MAYOR

CLERK

VERMILION BOARD OF HEALTH

THIS IS TO CERTIFY THAT UPON EXAMINATION THE FOREGOING PLAT IS APPROVED FOR RECORDING PURPOSES ONLY BY THE VERMILION BOARD OF HEALTH

SANITARIAN *Robert J. Maue*

SANITARY SEWER AND CITY WATER WILL BE AVAILABLE TO THESE SITES.

COUNTY AUDITOR:
ENTERED FOR TRANSFER
TRANSFERED ON
FEE OF $ PAID

LORAIN CO AUDITOR

COUNTY RECORDER

RECEIVED FOR RECORDING ON 1972 AT O'CLOCK M RECORDED ON 1972 IN VOLUME PAGE OF LORAIN COUNTY PLAT RECORDS

LORAIN CO RECORDER

COUNTY OF LORAIN
STATE OF OHIO SS

THIS IS TO CERTIFY THAT BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR MARVIN E ELLSWORTH OWNER OF SUBLOTS 4 & 5 OF THIS PLAT WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 7 DAY OF Nov 1972

NOTARY PUBLIC *William L. Pfaff*

NOTE: IT IS THE PURPOSE OF THIS PLAT TO VACATE AND SUPERSEDE THE PLAT OF WOODVIEW ESTATES SUBDIVISION NO 1, RECORDED IN VOLUME 26 PAGE 72 OF LORAIN COUNTY PLAT RECORDS. THIS PLAT DOES NOT DELETE ANY OF THE STREETS DEDICATED IN THE PREVIOUS PLAT, BUT DOES DEDICATE TO PUBLIC USE ADDITIONAL AREAS. THE INTENT OF THIS RECORDING IS TO REARRANGE THE LOTS OF THE PREVIOUS PLAT AND TO INCLUDE ADDITIONAL LOTS AND PARK AREA.

MICHAEL G HURA
REGISTERED SURVEYOR

TRANSFERRED
IN COMPLIANCE WITH SEC. 319.202 OHIO REV CODE
JULIAN A. PUOR
LORAIN COUNTY AUDITOR

DESCRIPTION

SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN AND STATE OF OHIO BEING KNOWN AS PART OF ORIGINAL LOT 4 OF BROWNHELM TOWNSHIP BOUNDED AND DESCRIBED AS FOLLOWS

BEGINNING AT A POINT IN THE CENTERLINE OF SUNNYSIDE ROAD BEING 837.00 FEET NORTHERLY FROM THE SOUTH LINE OF ORIGINAL LOT 4. THENCE N 1°00'E ALONG THE CENTERLINE OF SUNNYSIDE ROAD A DISTANCE OF 58.36 FT TO A POINT. THENCE N 87°25'20"W, A DISTANCE OF 200.01 FEET TO A POINT. THENCE N 1°00'E, A DISTANCE OF 100.00 FEET TO A POINT. THENCE N 87°25'20"W, A DISTANCE OF 308.94 FEET TO A POINT. THENCE S 2°34'40"W, A DISTANCE OF 148.49 FEET TO A POINT. THENCE S 88°05'W A DISTANCE OF 19.25 FEET TO A POINT. THENCE N 87°25'20"W A DISTANCE OF 30.08 FEET TO A POINT. THENCE S 2°34'40"W A DISTANCE OF 193.18 FEET TO A POINT. THENCE S 42°38'W, A DISTANCE OF 44.84 FEET TO A POINT. THENCE N 87°25'20"W A DISTANCE OF 168.40 FEET TO A POINT. THENCE N 33°30'W, A DISTANCE OF 84.91 FEET TO A POINT. THENCE N 2°34'40"E, A DISTANCE OF 106.37 FEET TO A POINT. THENCE N 87°25'20"W A DISTANCE OF 75.71 FEET TO A POINT. THENCE N 2°34'40"E, A DISTANCE OF 200.00 FEET TO A POINT. THENCE N 87°25'20"W, A DISTANCE OF 260.00 FEET TO THE EAST LINE OF SUNNYSIDE BEACH ALLOTMENT. THENCE S 0°57'40"W, A DISTANCE OF 693.89 FEET TO A POINT. THENCE S 89°02'20"E, A DISTANCE OF 150.00 FEET TO A POINT. THENCE S 0°57'40"W, A DISTANCE OF 1.90 FEET TO A POINT. THENCE S 89°02'20"E, A DISTANCE OF 195.65 FEET TO A POINT. THENCE N 37°40'E, A DISTANCE OF 49.09 FEET TO A POINT. THENCE S 87°28'E, A DISTANCE OF 169.63 FEET TO A POINT. THENCE S 44°46'E, A DISTANCE OF 128.14 FEET TO A POINT. THENCE IN A NORTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE BEARING TO THE LEFT AND HAVING A RADIUS OF 225.00 FEET, A DISTANCE OF 20.01 FEET TO A POINT. THENCE S 44°46'E, A DISTANCE OF 117.65 FEET TO A POINT. THENCE S 87°21'E, A DISTANCE OF 114.97 FEET TO A POINT. THENCE N 1°00'E, A DISTANCE OF 661.01 FEET TO A POINT. THENCE N 88°05'E, A DISTANCE OF 250.25 FEET TO THE PLACE OF BEGINNING, EMBRACING 12.555 ACRES OF LAND, BUT BEING SUBJECT TO ALL LEGAL HIGHWAYS.

SUPPLEMENTARY CURVE SCHEDULE

MARK	Δ	R	T	ARC	CHORD
A	90°00'	25.00	25.00	39.27	35.35
B	91°37'	25.00	25.72	39.98	35.85
C	41°24'30"	50.00		36.14	35.35
D	45°48'30"	50.00		39.97	38.91
E	87°05'	25.00	23.76	38.00	34.44
F	88°25'20"	25.00	24.32	38.58	35.48
G	7°41'30"	225.00		30.20	30.18
H	15°53'	225.00		62.37	62.18
I	15°85'30"	225.00		61.33	61.04
J	5°06'	225.00		20.01	20.01
K	6°33'20"	175.00		20.01	20.01

LOT OWNERSHIP SCHEDULE

LOT	FRONTAGE	AVERAGE DEPTH	PERM PARCEL NO	OWNER
1	39.97	140		VERMILION LAND CORP
2	39.97	140		
3	84.96	137.5		
4	80	150		
5	80	150		
6	75	150		
7	75	150		
8	75	150		
9	60	128.48		
10	80	150.98		
11	75	175		
12	75	175		
13	75	166.33		
14	75	176		
15	84.21	137.50		
16	89.65	141.5		
17	80	150		
18	75	150		
19	75	150		
20	140.85	156		
21	61.73	200		
22	67.37	168.78		
23	78.20	151.7		
24	75	150		
25	75	150		
26	75	150		
27	75	150		
28	84.72	150		
29	80.85	148.35		
30	85.26	138.36		
31	317.95	126		

RECEIVED FOR RECORD AT 12:49 P M
DEC 12 1972
RECORDED IN LORAIN COUNTY RECORDS
PLAT Vol 27 Page 63
LEON B. MITCHELL
Lorain County Recorder

17.28 + .50 m/e

17.78

REVISED

WOODVIEW ESTATES

Subdivision No 1

Part of Original Brownhelm Township Lot 4

Lorain County, City of Vermilion, Ohio

April 1972 — Scale 1" = 80'

Michael G Hura — Registered Surveyor

LOUISVILLE TITLE